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ఆంధ్ర ప్రదేశ్ రాజ పత్రము
RULES SUPPLEMENT TO PART-I
EXTRAORDINARY
OF
THE ANDHRA PRADESH GAZETTE
PUBLISHED BY AUTHORITY

No. 33] HYDERABAD, SATURDAY, JULY 31, 2010.

NOTIFICATIONS BY GOVERNMENT

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REVENUE DEPARTMENT

(Registration. I)

AMENDMENTS TO THE ANDHRA PRADESH REVISION OF
MARKET VALUE GUIDELINES RULES, 1998.

[G.O.Ms. No. 720, Revenue (Registration. I), 30th July, 2010.]

In exercise of the powers conferred by sections 47-A and 75 of the Indian Stamp Act, 1899 (Act II of 1899) the Governor of Andhra Pradesh here by makes the following amendments to the Andhra Pradesh Revision of Market Value Guidelines Rules, 1998 issued in G.O.Ms.No.301, Revenue (Regn.I) Department 4th May 1998 and published in the extraordinary issue of the Andhra Pradesh Gazette (Rules Supplement to part I) dated 4th May 1998 as subsequently amended.

RS/P-I-435

[1]

AMENDMENTS

(3) For the existing forms, the following shall be substituted namely,

(Rule-7)

FORM-I

- A. Name of the Revenue District :-
B. Name of the Registration District :-
C. Name of the SRO:-
D. Effective Date of Revision
E. District code:-
F. SRO Code:-

[illegible]

Notes:-Classification. 01- Residential: 02-Commercial:
03-Government Land: 04-Assigned Land: 05-Notified Slum:
06-Industrial: 07-House Sites, 08-Composite value.

Guidelines:-

- 1) All habitations of a local body without omission shall have at least one entry against residential rate for house sites.
- 2) All columns but for 10 are to be filled without leaving blank.
- 3) Grade of local body shall be Minor Panchayat/Major Panchayat/Panchayats under urban agglomeration/ Municipality or Notified Area/Municipal Corporation/GHMC/ Cantonment.
- 4) Only Municipal Corporation/Municipal/Panchayat Wards and Blocks shall be mentioned.
- 5) Mention zero (0) for ward or block whichever is not applicable for that Habitation.
- 6) The columns 5, 6 are to be digits 0-9 only
- 7) Mention 'ALL' in the column (7) if entire block is having the same unit rate irrespective of locality/road/street.
- 8) Locality names recognized by local body only shall be Mentioned against column (7)
- 9) The localities identified as 01, 02, 05 and 06 Classification in urban properties specified in the above note shall be noted in the column No. 7.
- 10) The column No.9 Composite value is provided for mentioning the Sq.ft.rate applicable for Apartments/Flats/Portion of a Multistoried Building or part of Such Structure in that locality.

MARKET VALUE GUIDE LINES (URBAN PROPERTIES)

(Rule-7)

FORM-II

A. Name of the Revenue District:-

B. Name of the Registration District:-

C. Name of the S.R.O.

D. Effective Date of Revision

E. District Code:-

F. SRO Code

Sl. No.	Habitation	Ward	Block	Door No.	Bi-Number	Unit Rate per Sq.Yd.	Composite value per Sq.ft.	Remarks
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)

Guidelines:-

1. The Door Numbers identified as Commercial or having higher value than the common value in the locality of same classification mentioned in the Form-I, shall be mentioned in this form.
2. Only Municipal Corporation/Municipal/Panchayat Wards and Blocks shall be mentioned.
3. Mention zero (0) for ward or block whichever is not applicable for that habitation.
4. The columns 3, 4, 5 are to be numbers only.
5. The column No.8 Composite value is provided for mentioning the Sq.ft. Rate applicable for Apartments/Flats/Portion of Multistoried Building or part of Such Structure in that locality.

Market Value Guidelines (Rural Properties)

(Rule-7)

FORM - III (Habitation and Classification Wise value)

- A. Name of the Revenue District:-
- B. Name of the Registration District:-
- C. Name of the S.R.O:-
- D. Effective Date of Revision
- E. District Code:-
- F. SRO Code:-

Sl. No.	Revenue Village	Habitation	Local body Name	Grade of local body	Classification	Value per acre	Remarks
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)

Notes:- Classification : 01.Dry Land, 02. Wet Land 03. Garden 04. Agriculture Land fit for house sites 05. Land abutting NH/SH/ZPP Road/Mandal Road, 06 Government Land, 07. Assigned land, 08. House sites.

Guidelines :-

- 1) Mention “ALL” in Column (3) if unit rate is same for all Habitations of revenue village.
- 2) Mention the name of the Local Body of the Habitation entered in column 3.
- 3) Grade of local body shall be Minor Panchayat/Major Panchayat/ Panchayats undeUrbanAgglomeration/ Municipality or Notified Area/ Municipal Corporation.
- 4) If unit rate is same for the above classifications enter “ALL’ in column 6 with a single rate.
- 5) In Column (7) enter Acre rate.

Market Value Guidelines (Rural Properties)

(Rule-7)

FORM - IV (Survey Number and Classification wise Value)

- A. Name of the Revenue District:-
- B. Name of the Registration District:-
- C. Name of the S.R.O.
- D. Effective Date of Revision,

E. District Code:-

F. SRO Code:-

Sl. No	Revenue Village	Local Body name	Grade of local body	Survey No.	Sub-Division No.	Classification	Value per acre	Remarks
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)

Guidelines :-

- 1) Only digits 0-9 are allowed in column (5). Each survey number shall have separate entry.
- 2) Digits 0-9, alphabets and special character '/' are only allowed for column (6) Sub-Division No.
3. Enter 'ALL' in column 6 if Value is same for all sub-divisions of the Survey Numbers.
4. Grade of local body shall be Minor Panchayat/Major Panchayat/ Panchayats under Urban agglomeration/ Municipality or Notified Area/ Municipal Corporation.
5. The Survey Nos. identified with classification as 04, 05, and 08 of the note of Form-III shall be incorporated in this form.
6. The Survey Nos. identified with classification 01, 02 and 03 but having higher value than the common rate for these classification shall also be incorporated in this form.
7. Survey Nos. identified as Government lands and Assigned Lands are to be entered in prohibited property watch register (PWR)".

M. SAHOO,

Principal Secretary to Government.

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